



## ADVISORY BOARD MINUTES REVISED

### CITY DEVELOPMENT DEPARTMENT

Wednesday, June 6, 2012, 1:30 P.M.  
 8<sup>th</sup> Floor Conference Room  
 City Hall Building, 2 Civic Center Plaza

**Members Present: 7**

Katrina M. Martich, Joanne Burt (departed 3:15 p.m.), James H. Tolbert, Andres Quintana (arrived 1:32 p.m.), Bill Addington, (arrived 1:41 p.m.), Kevin von Finger, Charlie S. Wakeem, Chair

**Members Absent: 2**

Richard L. Thomas, Lois A. Balin

**Vacancies: 0**

**Planning and Economic Development Staff:**

David Coronado, Lead Planner; Carlos Gallinar, Comprehensive Plan Manager; Kimberly Forsyth, Lead Planner; Alex Hoffman, Lead Planner; Art Rubio, Senior Planner; Elizabeth Gibson, Senior Planner; Harrison Plourde, Planner; Andrew Salloum, Planner; Michael McElroy, Planner

**Others Present:**

Lupe Cuellar, Assistant City Attorney, City Attorney's Office; Marcia Tuck, Parks & Recreation, Open Space, Trails and Parks Coordinator; Rudy Valdez, EPWU-PSB; Pat Adaauto, EPWU-PSB; Lisa Seaman, Sign Language Interpreter; Trish Tanner, Jobe; Dr. Richard Teschner, Rim Area Neighborhood Association; Mr. Cesar Mendez, State of Texas Parks and Wildlife; Mr. Gregory Cook, Architect; Mr. John Sproul, UTEP-CERM

**1. Meeting Called to Order**

Chair Wakeem called the meeting to order 1:30 p.m.

**2. Call to the Public** (items not listed on the agenda)

None.

**3. Discussion and Information:** Northwest Master Plan update.

Contact: Carlos Gallinar, [gallinarrc@elpasotexas.gov](mailto:gallinarrc@elpasotexas.gov)

Mr. Gallinar gave a PowerPoint presentation regarding the Northwest Master Plan:

1. Survey of Properties;
2. SmartCode Regulating Plan;
3. Low Impact Development Engineering – for Arroyos;
4. Conservation Option

### **LID (LOW IMPACT DEVELOPMENT)**

Ms. Martich referred to the statement *arroyos always have to be modified when development occurs*, as stated in the PowerPoint presentation. She explained that, in her Engineering Practice, LID applied at the beginning can prevent ever having to modify the arroyo; however, the OSAB is now in a retrofit position. Given the current Master Plan, the best the OSAB can hope to do is mitigate. Ms. Martich did not want it to be thought that LID will not ever protect the arroyos; it can be done, it should be done in advance with the original planning.

Mr. Gallinar read the following into the record:

#### ***LOW IMPACT DEVELOPMENT***

*Unless accounted for in some way, the velocity of stormwater can become quite destructive. We all know that rainwater washing off our roofs, sidewalks, asphalt and other impermeable surfaces races downhill. Our urban development has removed many features can soak-up and otherwise handle stormwater: plants, natural ground, natural swales in the landscape and so forth. Just like the development that has created urban sprawls of cul-de-sacs and strip malls, smart growth development (although it addresses density and quality of life issue while preserving more natural features) does not address storm water management. So, whatever the development may be along arroyos, that development impacts water flow in the arroyos and engineering will all tell you that arroyos need to be modified in some way to provide flood control.*

*A tool for preserving natural features such as arroyos in their natural state in green infrastructure/low impact development which employs more pocket parks and linear parks and shallow depressions to manage stormwater rather than one big drain – the arroyo itself.*

*-- Jim Tolbert, El Paso Naturally*

### **CONSERVATION OPTIONS**

Mr. Gallinar explained that Committee Members Mr. Mathew McElroy, Director, City Development Department; Ms. Lupe Cuellar, Assistant City Attorney; Mr. David Coronado, Lead Planner; Ms. Elizabeth Gibson, Senior Planner; Ms. Pat Adauro, EPWU-PSB; Ms. Risher Gilbert, real estate attorney and Mr. Gallinar, Comprehensive Plan Manager had discussed and reviewed the following:

1. Partnership with State Park
2. Dedicating as City Park
3. Conservation Covenant
4. Conservation Easement

The goal in reviewing the four above-mentioned options is to determine the best possible mechanism that will preserve the 700-800 acres of land in perpetuity. *The Committee Members unanimously agreed to recommend to City Council that the approximate 700-800 acres, to be preserved in perpetuity, should be conveyed to the State Park.*

*The Committee Members determined that partnering with the State Park will ensure:*

1. Perpetual Protection
2. Historic Precedence
3. Good Stewardship
4. Enhance Existing Amenities
5. Identifiable Funding Source
6. Experienced Open Space Management
7. On Site Park Rangers (Existing)
8. Contiguous Boundary
9. Part of State Management Plan (1994)
10. Revert Back to the City (in the event that the land is no longer used as a State Park)

Additionally, the Committee Members noted the following considerations:

1. Must follow State Regulations
2. Needs Legislative Approval (2013)
3. Fees Assessed to the Public (waivers for Educational, Military, Nonprofits, Religious Groups)
4. How to Increase Funding Regionally/Locally for Amenities in this Park System

*Via Mr. Coronado, Chair Wakeem requested Mr. Gallinar to email PowerPoint presentation to the Board Members.*

#### **COMMENTS/QUESTIONS FROM BOARD MEMBERS.**

Following questions posed by Mr. Tolbert regarding conservation option advantages and disadvantages, Mr. Gallinar stated he would be more than happy to sit down with Mr. Tolbert and discuss each and every conservation option with him.

#### **State of Texas Budget and Cutbacks**

Staff and Board Members discussed funding of the State of Texas Management Plan and recent State of Texas budget and cutbacks.

#### **The area conveyed to the State Park via metes/bounds, conservation easements, and the existing State Park system which allows Natural Open Space to be accessible for passive recreation**

Staff and Ms. Martich made remarks regarding the above. Ms. Martich suggested the OSAB take advantage of this existing system (existing State Park system which allows Natural Open Space to be accessible for passive recreation).

#### **State funding for local "Friends of the Wildlife"**

Mr. Mendez explained there is not an official "Friends" group associated with the Franklin Mountain State Park; however, there is the Franklin Mountain Wilderness Coalition and the El Paso community who offer their assistance via monetary or community service donations. Mr. Mendez noted it would be nice to have a group of individuals specifically dedicated to raising monies for the State Park. In conclusion, Mr. Mendez stated, the 800 acres abutting the existing State Park is a small amount considering the existing 26,000 acres he and his small Staff oversee.

Chair Wakeem explained, in addition to the OSAB; he is also a Board Member of the Frontera Land Alliance; however, as an OSAB member, Chair Wakeem made remarks regarding:

1. OSAB's objection to frontage roads in the scenic corridor;
2. Implementing/Observing conservation easements in State Parks;
3. City Council consideration of the OSAB's February 1<sup>st</sup> recommendations

*No further comments and/or questions from the Board.*

Chair Wakeem thanked Ms. Risher Gilbert, Mr. Cesar Mendez, Ms. Pat Aduato, and Mr. Gallinar for coming to today's meeting. Chair Wakeem asked Mr. Gallinar if he would forward the PowerPoint presentation to Mr. Coronado who would then forward the Presentation to Board Members.

Per the Chair's request, Mr. Gallinar would email the Presentation; additionally, if during the summer months any new information/developments occur; he would be happy to present that to the Board.

**NO ACTION WAS TAKEN.**

#### **4. Discussion and Action**

- a. Approval of Minutes: April 25, 2012

Chair Wakeem asked if Board Members had any additions, corrections and/or revisions for the April 25 2012 meeting. There being none.

**MOTION:**

*Motion made by Mr. von Finger, seconded by Ms. Burt and **UNANIMOUSLY CARRIED TO APPROVE THE MINUTES FOR APRIL 25, 2012.***

**ABSTAIN:** Bill Addington

- b. Changes to the Agenda

*No changes.*

- c. Review and comment on current zoning applications, as indicated below:

<b>(1) PZRZ11-00010:</b>	All of Tract 8, Section 15, Block 81, TSP 2, T & P R.R. Surveys, City of El Paso, El Paso County, Texas
LOCATION:	6331 Alabama Street
ZONING:	R-4 (Residential)
REQUEST:	From R-4 (Residential) to C-1 (Commercial)
EXISTING USE:	Temple and Lodge
PROPOSED USE:	Temple and Lodge
PROPERTY OWNER:	El Maida Shrine Temple

REPRESENTATIVE: Pat Goff, P.P./Gregory Cook, Architect  
DISTRICTS: 4  
STAFF CONTACT: Andrew Salloum, (915) 541-4633, [salloumam@elpasotexas.gov](mailto:salloumam@elpasotexas.gov)

Mr. Salloum gave a PowerPoint presentation; Ms. Lisa Seaman, Sign Language Interpreter, translated. Mr. Salloum explained the applicant is requesting to rezone the subject property from R-4 (Residential) to C-1 (Commercial) to permit a sign for El Maida Shrine Temple. The current Sign Code would not permit the proposed pole sign in the R-4 (Residential) district. The proposed access is from Alabama Street. The Planning Division recommends **APPROVAL** of rezoning the subject property subject to the submittal and approval of a Traffic Impact Analysis (TIA) as required. The recommendation is based on the compatibility of the zoning district to Plan El Paso – Future Land Use Designation and surrounding land uses. G-3, Post-War Designation supports neighborhood, civic and commercial uses. The Planning Division did not receive any phone call/emails/letters in favor of or in opposition to the request.

The following commented and/or asked questions:

1. Chair Wakeem remembered the OSAB had reviewed this property last year; however, at that time, the applicant was requesting a C-4 rezoning.

Mr. Salloum concurred; however, the City Council denied that request. At this time, the applicant is requesting a lower, C-1, zoned district. Additionally, in his Staff Report on page 2, Mr. Salloum noted, the purpose of the C-1 district is explained.

2. Mr. Rubio read into the record the information regarding C-1 zoned districts, as shown on page 2 of the Staff Report. Additionally, he explained the most intensive land use in a C-1 zoned district might be a gas station. A C-1 zoned district is designed to be more in line with neighborhoods and to provide services of that type such as a shopping strip. Furthermore, the C-1 zoned district is the least intense of the Commercial zoned districts.
3. Ms. Martich and Mr. Addington commented on the existing and proposed zoning district land uses.
4. Mr. Tolbert commented on the sensitive location of the existing Shrine. He thought that this zoning request might cause some trouble in the future.
5. Chair Wakeem added the existing R-4 (Residential) zone is the most intensive residential land use.

**MOTION:**

*Motion made by Ms. Martich, seconded by Mr. von Finger and* **CARRIED TO APPROVE THE REZONING.**

*No further comments and/or questions from the Board.*

**AYES:** Ms. Martich, Ms. Burt, Mr. Quintana, Mr. von Finger, Chair Wakeem

**NAY:** Messrs. Tolbert and Addington

*Motion passed. (5-2)*

- 5. Discussion and Action:** Timeline of the EPWU feasibility study that would provide a long term, sustainable supply of water to Rio Bosque. Contact: Rudy Valdez, [rvaldez@epwu.org](mailto:rvaldez@epwu.org)

Mr. Valdez explained the EPWU-PSB Board had not yet made a decision on the matter. However, via Mr. Balliew, Mr. Valdez informed the Board of two pertinent points of information.

1. Mr. Balliew anticipates the Feasibility Study will be completed in August, 2012.
2. Last month, Mr. Balliew met with members of the TCEQ in Austin to discuss the required permitting for the Rio Bosque project. At this time, details of the meeting(s) were not available.

Mr. Valdez noted that at the City Council meeting yesterday, Mr. Balliew gave a PowerPoint presentation regarding the Rio Bosque Wetlands. It was Mr. Valdez' understanding that future discussions would follow.

#### **COMMENTS/QUESTIONS FROM THE BOARD**

Chair Wakeem understood that the Roberto R. Bustamante Wastewater Treatment Plant released over 7,000 acre feet of water to the Riverside Canal a year at no charge to the El Paso County Water Improvement District #1. The Water Improvement District uses that water to distribute to farmers. Chair Wakeem questioned why a pipe or turnout couldn't exist and why has it taken so long to have a pipe or turnout built from the Wastewater Treatment Plant into the Rio Bosque Wetlands. To serve the Rio Bosque properly would take 3,000 acre feet of water. Chair Wakeem asked if the OSAB could get a report of the Feasibility Study in August.

Mr. Valdez was not aware of the specifics; however, he is cognizant of the complicated nature of the issue. He thought that the Feasibility Study might address the comments/questions of the Chair. Mr. Valdez would inform Mr. Balliew of the Chair's request that the Feasibility Study be presented to the OSAB.

Chair Wakeem stated he is personally frustrated with both the Water Improvement District and the EPWU-PSB regarding this issue. He noted that for the last six or seven years, he has been trying to donate his two acre feet of water rights to the Rio Bosque Wetlands.

Mr. von Finger understood the turnout was completed.

Mr. Valdez responded no; additionally, it might not be installed until the fall. He commented on the two parts of the project and noted the coordination between the El Paso County Water Improvement District #1 and the EPWU-PSB is taking longer than anticipated.

At the City Council meeting yesterday, Chair Wakeem explained, City Council approved a Resolution to move this project forward.

**NO ACTION WAS TAKEN.**

**6. Discussion and Action:** Northeast Master Plan, Proposed Retirement Community, Painted Dunes Master Plan and PSB Leases in Northeast El Paso.

Contact: Rudy Valdez, [rvaldez@epwu.org](mailto:rvaldez@epwu.org)

**PROPOSED RETIREMENT COMMUNITY**

Mr. Valdez gave a brief PowerPoint presentation regarding the Proposed Retirement Community and the Painted Dunes Master Plan. He noted that the EPWU-PSB has been working on this proposal for the last 2.5 years. Furthermore, the Proposed Development will be presented to the City Plan Commission at the June 14, 2012 CPC meeting.

Chair Wakeem explained that approximately two months ago the OSAB wanted to recommend URD (Urban Residential Development) zoning for the EPWU-PSB lands; specifically, the R-3 (Residential) zoned areas as shown in the first Open Space Master Plan. The EPWU-PSB was not opposed to rezoning the 5,000 acres located on the Westside from R-2, R-3 and, some M-1 (Manufacturing) to URD. Therefore, from that decision, the OSAB investigated the possibility of rezoning the 4,944 acres, as shown in the Northeast Master Plan, from R-3 to URD. Chair Wakeem stated that, via Mr. Valdez' PowerPoint Presentation, the explanation was close to SmartCode rezoning. For the Board, Chair Wakeem explained that URD is a fairly new zoning designation; basically, a *holding pattern* for SmartCode zoning designation. He felt that the request to rezone URD was not necessary at this time; perhaps the OSAB could revisit the issue next year when the Land Study expires.

The following commented:

1. Mr. Tolbert referred to the newly created *El Paso Advisory Committee on Public Service Board (PSB) Land Management* and wondered if this new Committee would have any effect on the proposed development.

Mr. Valdez reiterated that EPWU-PSB has been working on this proposal for the last 2.5 years. Furthermore, this proposal will be presented to the City Plan Commission at their June 14, 2012 meeting and presented to the City Council in May, 2012.

2. The OSAB made a recommendation to the City Council to downsize the 5,000 acres of PSB land, located on the Westside, to R-3 zoning. Chair Wakeem asked Staff to research when that recommendation would be presented to the City Council.

3. Ms. Martich clarified:

- a. This is one of 21 sub-districts of the original Master Plan
- b. There was no SmartCode when the Master Plan was developed; however, EPWU-PSB was incorporating, as much as possible, the SmartCode concepts. Therefore those other Sub-districts will stand alone even if this particular sub-district is redone differently.

Mr. Valdez clarified it was Planning Department Staff that encouraged the EPWU-PSB to implement/utilize SmartCode zoning practices. He believed that any Planning Department Staff will require EPWU-PSB to implement/utilize SmartCode zoning practices for any portion(s) of those other Districts. Either rezone to SmartCode or implement a hybrid zoning type. Mr. Valdez commented on the thoroughfares shown in the overall Plan approved in 2000 and the integration of SmartCode zoning.

4. Ms. Adaauto made comments regarding the market study, completed by the Paso Del Norte Group, the location of the proposed retirement community, SmartCode zoning, next step analysis, and other issues. She noted that there are many community partners who want this and who have been asking for this, including City Council. Regarding the proposed golf course, Ms. Adaauto explained primarily retired military will be attracted to the golf course; in addition to, locally retired people.

Chair Wakeem explained the reason the item was placed on the agenda was whether or not the OSAB wanted to recommend rezoning to URD. He did not see any reason for the rezoning at this time.

**NO ACTION WAS TAKEN.**

**7. Discussion, Presentation and Action:** Land managed by the PSB located south of the Northeast Master Plan. Contact: Rudy Valdez, [rvaldez@epwu.org](mailto:rvaldez@epwu.org)

*Prior to the presentation, Mr. Addington asked Chair Wakeem if Mr. Valdez would email his presentations to Board Members.*

Mr. Valdez stated that he had forwarded some maps to Ms. Martich.

Chair Wakeem noted that Ms. Martich also would be presenting a PowerPoint presentation.

Mr. Valdez gave a PowerPoint presentation.

Ms. Martich gave a PowerPoint presentation specifically addressing the PSB portion of land that is currently landlocked, not part of the Master Plan, actively being used as Open Space, and represents a rather unique opportunity for the community due to the close proximity of Chuck Heinrich Park, which has a playground with a newly paved walking trail recently installed by the Parks & Recreation Department around the perimeter of the Park. Furthermore, the area is perfect for introducing elementary/junior high students to make the jump from Chuck Heinrich Park to explore a more rugged terrain.



Mr. Addington thanked Ms. Martich for bringing this to the attention of the Board Members; furthermore, he agreed that this area would provide excellent educational opportunities for the community. Additionally, it would not require one drop of water, unlike other proposed projects.

Ms. Martich noted parking for Chuck Heinrich Park could be problematic on the weekends.

Ms. Tuck added the parking lot is paved; additionally, this is also one of the trailhead locations.

Chair Wakeem recommended that Board Members make a recommendation to City Council to rezone this area, this island, to NOS (Natural Open Space).

Ms. Cuellar suggested the OSAB refer this to the EPWU-PSB to allow the EPWU-PSB to make a determination whether or not the land is inexpedient. If the determination is made that the land is inexpedient, then the EPWU-PSB could give the land to the City. If they give it to the City, then the City can designate it as a park; therefore, you would not have to have any type of zoning on the land. Ms. Cuellar recommended that the OSAB send this to the EPWU-PSB for a determination whether or not the land is inexpedient and that if a determination is made that the land is inexpedient that Staff refers this to City Council for a determination whether or not they want to designate it Natural Open Space (NOS).

Ms. Tuck felt this should be vetted through the process; she did not see an issue should the island become City property then a City Park. She commented regarding funding for maintenance and increased parking.

Ms. Martich noted that the area is doing excellent duty, as passive recreation, for dog walking, hiking and biking. She questioned what would be involved in maintenance and management, above and beyond, the passive open space it is used for currently, should it become an official City Park.

Ms. Tuck responded that that would depend on any extra amenities added to the park, not a huge dollar amount; however, in terms of maintenance, upkeep, picking up trash, those types of issues/concerns.

**MOTION:**

*Motion made by Ms. Martich, seconded by Mr. von Finger* **THAT THE PROPERTY BE TURNED OVER TO THE PSB AND DECLARED IF INEXPEDIENT TO RELEASE THE LAND TO THE CITY AS FOR PARK USE.**

So that the issue would not have to come back to the OSAB, Ms. Cuellar suggested adding the following *but that the determination is made that is not inexpedient and that it be rezoned NOS.*

**MOTION:**

*Motion made by Ms. Martich, seconded by Mr. von Finger AND UNANIMOUSLY CARRIED THAT IT BE A TWO STEP MOTION:*

1. *THAT THE FIRST STEP IS TO BE TAKEN TO PSB TO BE DETERMINED IF THE LAND, BOTH THE PMD AND R-F ZONED LAND IN THAT ISLAND, CAN BE RELEASED TO THE CITY AS CITY PARKS BECAUSE IT IS INEXPEDIENT; AND*
2. *THAT IF IT RESULTS IN A NEGATIVE DETERMINATION FROM PSB, THAT THEN THE OPEN SPACE ADVISORY BOARD RECOMMENDS TO CITY COUNCIL THAT IT BE REZONED AS NATURAL OPEN SPACE.*

Mr. Tolbert, Ms. Martich made comments requesting the land be kept in its natural state.

Mr. Valdez suggested Chair Wakeem write a letter to Mr. Archuleta, President/CEO, EPWU-PSB regarding the discussion today and action taken.

Mr. Coronado interjected Staff will draft a letter, have the Chair sign it, and deliver it to Mr. Archuleta.

Chair Wakeem clarified the OSAB will use Ms. Martich's motion.

Chair Wakeem reworded the motion language *that the OSAB recommends that a letter be sent to the President/CEO of the EPWU-PSB to determine whether this island, that is south of the Northeast Master Plan and west of North Hills, be declared inexpedient; and, if it is not determined to be inexpedient, the OSAB recommends that City Council down zone this property to NOS.*

Ms. Martich thought inexpedient had to be for transfer for passive use only and requested Staff include that language to the motion.

**MOTION:**

*Motion made by Ms. Martich, seconded by Mr. von Finger AND UNANIMOUSLY CARRIED THAT THE OSAB RECOMMENDS THAT A LETTER BE SENT TO THE PRESIDENT/CEO OF THE EPWU-PSB TO DETERMINE WHETHER THIS LAND, THAT IS SOUTH OF THE NORTHEAST MASTER PLAN AND WEST OF NORTH HILLS, BE DECLARED INEXPEDIENT (FOR TRANSFER FOR PASSIVE USE ONLY); AND, IF IT IS NOT DETERMINED TO BE INEXPEDIENT, THE OSAB RECOMMENDS THAT CITY COUNCIL DOWN ZONE THIS PROPERTY TO NOS.*

8. **Presentation and Discussion** on the current status of open space projects and implementation plan outlined in the Open Space Master Plan. Contact: Rudy Valdez, [rvaldez@epwu.org](mailto:rvaldez@epwu.org)

Ms. Tuck explained to Board Members that the item could be a potentially a long agenda item just discussing the different projects and implementation plan. She noted the project list is approximately five pages and the implementation plan list is seven pages.

**MOTION:**

*Motion made by Mr. Tolbert, seconded by Mr. von Finger and **UNANIMOUSLY CARRIED TO POSTPONE.***

After the vote, Ms. Tuck reminded Board Members of the two public meetings regarding the Parks & Recreation Master Plan, presented by Mr. Jim Carrillo. The public meetings are scheduled:

Thursday, June 7<sup>th</sup>, 6:00 p.m. to 8:00 p.m., Museum of Art

Saturday, June 9<sup>th</sup>, 9:00 a.m. to 11:00 a.m., Museum of Art

**9. Discussion and Action:** Monthly review of the Open Space Master Plan.

Contact: Charlie Wakeem, [charliewak@sbcglobal.net](mailto:charliewak@sbcglobal.net)

Chair Wakeem stated the most important duty, as a Board, is to make recommendations to City Council and implementations regarding the Open Space Master Plan. He felt it important to review the Plan regularly. Chair Wakeem explained Mr. Jim Carrillo, Consultant, Halff Associates, Inc., who developed the Open Space Master Plan, gave a 53-page PowerPoint presentation to City Council. Chair Wakeem noted the Presentation encompassed the entire Open Space Master Plan. Chair Wakeem broke down Mr. Carrillo's presentation into four separate segments so that Board Members could go over and understand the Plan completely; additionally, he felt it important to discuss the Plan together as a Board. Chair Wakeem noted he incorporated some of these slides in the presentation he gave at the City Council meeting the previous day.

Chair Wakeem noted the following:

1. Would not like to see more grass. He noted that grass has to be maintained and watered; however, El Paso is not a water rich city due to our location. He hoped the Parks & Recreation and EPWU-PSB Departments would consider that.
2. Preserve the undeveloped mountain face as a signature feature for El Paso for future generations.
3. Permanently preserve all of Castner Range lands as an Open Space gift to the future citizens of El Paso.
4. Develop immediately available source of funding for immediate acquisition of key open space assets as they become available. He hoped the Quality of Life Bond, if approved, would help in that.
5. Modify the City's ordinances and codes to mandate the preservation of open space in the City. Some of that has already been done, i.e., Smart Codes.
6. Open space opportunities located in the Northeast and Northwest areas of the City.
7. Open space opportunities located in the East and Southeast areas of the City. Chair Wakeem requested OSAB work harder on developing all areas in the City.

**NO ACTION WAS TAKEN.**

**10. Discussion and Action:** Items for Future Agendas.

1. Chair Wakeem requested
  - a. Item 8. be posted on the next OSAB agenda; presentation on the Open Space Master Plan, Contact: Ms. Marcia Tuck.
  - b. Discussion and Action: Monthly review of the Open Space Master Plan. Contact: Charlie Wakeem
  - c. Quarterly Report from PSB financials
  - d. Trailheads Update
2. Mr. von Finger requested:
  - a. Update on Cement Lake
  - b. Update on the zoning overlay for Keystone
3. Mr. Coronado:

Noted the next OSAB meeting, July 18<sup>th</sup>, Staff will present to the Board Members the Subdivision Quarterly Report.

**11. Adjournment**

***MOTION:***

*Motion made by Mr. von Finger, seconded by Mr. Tolbert and **UNANIMOUSLY CARRIED TO ADJOURN AT 3:38 P.M.***